

# ANOTHER JOHN SANDERS AUCTION

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**GORGEOUS WATERFRONT HOME!**

**3938 WINDWARD LN. SODDY DAISY, TN**

**BEAUTIFULLY LANDSCAPED WITH COVERED DOCK AND BOAT HOUSE WITH LIFT!**

**SEE YOU AT THE AUCTION!**



5913 MAIN STREET  
OOLTEWAH, TN 37363  
423.238.5440

For more information and photos or information on future sales, visit:  
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### TERMS & CONDITIONS OF THE AUCTION & SALE

**REAL ESTATE:** 20% down payment, non-refundable, day of sale. Earnest money may be cashier, business or personal check with a bank letter guaranteeing funds – payable to Crye-Leike Realtors. Balance due at closing within 30 days.

**PERSONAL PROPERTY:** Cash or good check day of sale. No credit or debit cards will be accepted. Must be paid in full on the day of sale.

**BUYER'S PREMIUM:** A buyer's premium of 10% will be added to the successful bidder's high bid to determine the total contract price. Buyer's premium applies to all real and personal property.

**CLOSINGS:** The successful bidder will sign a real estate sales contract and any other forms as required by state law at the auction. Closings shall be within 30 days of the auction. All closings shall take place as set forth in the sales contract.

**DISCLAIMER:** All property sells AS IS, WHERE IS, WITH NO WARRANTIES EITHER WRITTEN OR IMPLIED. Any announcement from the auctioneer on the day of sale will take precedence over any other statements, either oral or written. All information included herein was derived from sources believed to be correct, but is not guaranteed.



**JOHN W. SANDERS, JR.** 314.5574 AUCTIONEER  
**JOHN W. SANDERS, SR.** 314.6001 AUCTIONEER

**MOLLIE MAJORS**  
OFFICE MANAGER



# ANOTHER JOHN SANDERS AUCTION

# AUCTION

**SATURDAY, JULY 25TH • 10:30 AM**

**3938 WINDWARD LN., SODDY DAISY, TN**

HAMILTON COUNTY

**PREVIEWS!**  
JULY 12TH & 19TH  
2:00 - 4:00 PM



**BEAUTIFUL WATERFRONT HOME!**

**145 FT. OF SEA WALL WITH YEAR ROUND WATER! THE ONE LEVEL HOUSE HAS 3 BEDROOMS & 3 FULL BATHS WITH 3,016± SQ. FT. OF LIVING SPACE!**

**THIS GORGEOUS WATERFRONT HOME IS SITUATED ON A .56± ACRE CUL-DE-SAC LOT.**

**PUBLIC AUCTION!**



5913 MAIN STREET  
OOLTEWAH, TN 37363  
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FIRM #1473  
TBL #4553



**JOHN W. SANDERS, SR.** 314.6001  
TAL #4526 / AAL #1964  
GAL #AUNR002746  
**JOHN W. SANDERS, JR.** 314.5574  
TAL #6256

**DIRECTIONS:** From Chattanooga take Hwy. 27 North, Right on McCallie Ferry Rd., Left at fork onto May Rd., Right on Lee Pike, Left at Regatta Point Subdivision (Leeward Ln.), Right on Windjammer, Left on Windward Lane and Watch for Auction Signs!

Visit our Website for More Information at:

[www.johnsandersauctions.com](http://www.johnsandersauctions.com)

# IF YOU'VE BEEN LOOKING FOR THE PERFECT WATERFRONT HOME, THEN LOOK NO MORE!



**YOU HAVE A SPACIOUS GREAT ROOM WITH GAS LOG FIREPLACE ADJOINING A FANTASTIC KITCHEN WITH STAINLESS REFRIGERATOR, DISHWASHER, MICROWAVE, & DOUBLE OVENS PLUS AN ISLAND WITH A BREAKFAST BAR.**



**LARGE MASTER BATH!**



**DON'T MISS YOUR OPPORTUNITY TO OWN THIS GORGEOUS WATERFRONT HOME!**

**YOU ALSO HAVE A DINING AREA, LAUNDRY ROOM WITH WASH SINK, A DEN/FAMILY ROOM WITH A 2ND FIREPLACE ALONG WITH A BONUS SPACE THAT COULD BE USED FOR AN OFFICE OR EXERCISE ROOM.**

**SPACIOUS BREAKFAST BAR!**



**3,016± SQ. FT.!**



**OPEN FLOOR PLAN!**



**ALL THIS RIGHT ON THE WATER!**

**THE BEAUTIFULLY LANDSCAPED LAWN WITH SPRINKLER SYSTEM IS TERRACED & LEADS DOWN TO COVERED DOCK AREA & BOAT HOUSE WITH LIFT.**



**SPECTACULAR WATER VIEWS FROM YOUR OWN PRIVATE DOCK!**

**CRYE-LEIKE**  
THE NAME THAT SELLS!!!  
**AUCTIONS**  
OF NASHVILLE, INC.

**423.238.5440**

**COME SEE US!**  
YOUR PROFESSIONAL AUCTION TEAM!